

146.0

0004

0005.B

Map

Block

Lot

1 of 1
CARDResidential
ARLINGTONAPPRAISED:
USE VALUE:
ASSESSED:Total Card / Total Parcel
965,100 / 965,100
965,100 / 965,100
965,100 / 965,100

PROPERTY LOCATION

No	Alt No	Direction/Street/City
36		EASTERN AVE, ARLINGTON

OWNERSHIP	Unit #:
Owner 1: MCBRIDE BRIAN A	
Owner 2: CONROY LUCY M	
Owner 3:	

Street 1: 36 EASTERN AVENUE

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry: Own Occ: Y

Postal: 02476 Type:

PREVIOUS OWNER

Owner 1:

Owner 2:

Street 1:

Twn/City:

St/Prov: Cntry:

Postal:

NARRATIVE DESCRIPTION

This parcel contains 9,263 Sq. Ft. of land mainly classified as One Family with a Old Style Building built about 1916, having primarily Clapboard Exterior and 2263 Square Feet, with 1 Unit, 1 Bath, 1 3/4 Bath, 0 HalfBath, 8 Rooms, and 4 Bdrrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		9263		Sq. Ft.	Site		0	80.	0.75	9									558,314						558,300	

IN PROCESS APPRAISAL SUMMARY

Legal Description							User Acct
							96112
							GIS Ref
							GIS Ref
							Insp Date
							04/19/18

PREVIOUS ASSESSMENT									Parcel ID	Parcel ID		
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date		
2020	101	FV	400,200	6600	9,263.	558,300	965,100	965,100	Year End Roll	12/18/2019		
2019	101	FV	300,400	6600	9,263.	523,400	830,400	830,400	Year End Roll	1/3/2019		
2018	101	FV	300,400	5900	9,263.	432,700	739,000	739,000	Year End Roll	12/20/2017		
2017	101	FV	300,400	5900	9,263.	397,800	704,100	704,100	Year End Roll	1/3/2017		
2016	101	FV	300,400	5900	9,263.	362,900	669,200	669,200	Year End	1/4/2016		
2015	101	FV	284,100	5900	9,263.	355,900	645,900	645,900	Year End Roll	12/11/2014		
2014	101	FV	284,100	5900	9,263.	330,800	620,800	620,800	Year End Roll	12/16/2013		
2013	101	FV	284,100	5900	9,263.	314,700	604,700	604,700		12/13/2012		

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
SALWASSER MARK	31524-206		6/21/2000		500,000	No	No		
	18290-537		7/1/1987		245,000	No	No	Y	

BUILDING PERMITS										ACTIVITY INFORMATION					
Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result		By	Name		
7/27/2006	620	Renovate	57,140	C		G8	GR FY08	RENO 3RD FLR INCLG		MEAS&NOTICE		HS	Hanne S		
2/8/2006	84	Manual	2,000					repair windows and		Meas/Inspect		163	PATRIOT		
										Permit Visit		BR	B Rossignol		
										MLS		MM	Mary M		
										Mailer Sent		163	PATRIOT		
										Measured		PM	Peter M		
										7/1/1991					

Sign: VERIFICATION OF VISIT NOT DATA / / /

Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
-----------	---	-----------	--------	------	-----------	-------



